

For Sale

Construction-Ready M-1 Land

SECONDS FROM I-25 & BROADWAY BLVD. INTERCHANGE

3 Parcels North of 9219 Broadway Blvd. SE | Albuquerque, NM 87105

NWQ I-25 & Broadway Blvd. SE



AVAILABLE
±7.57 - 22.7 Acres



SALE PRICE
\$1,820,000 - \$5,400,000
(\$5.50/SF)

ZONING

- M-1, SU, Bernalillo County

HIGHLIGHTS

- 3-phase, 480V electrical service available on site
- One water well on site with approval for two additional
- Completely graded, construction ready site
- Great visibility and less than 1/2-mile from I-25 & Broadway
- 13 minutes from I-40 & I-25
- Just west of the ABQ Trap Club
- Separately platted into three - ±7.6-Ac. parcels
- Additional ±7.6 Ac. available for a total of ±30.21 Ac.



HUB Zone

[MORE INFO](#)



Opportunity Zone

[MORE INFO](#)



NA SunVista

got space™

Todd Strickland
todd@sunvista.com
505 450 1121

Rob Bridges
rob@sunvista.com
505 977 5094

For Sale

CONSTRUCTION-READY M-1 LAND

3 Parcels North of 9219 Broadway Blvd. SE | Albuquerque, NM 87105



NAISunVista

505 878 0001 | sunvista.com    
2424 Louisiana Blvd. NE | Suite 100 | Albuquerque, NM 87110

Todd Strickland
todd@sunvista.com
505 450 1121

Rob Bridges
rob@sunvista.com
505 977 5094



For Sale

CONSTRUCTION-READY M-1 LAND

3 Parcels North of 9219 Broadway Blvd. SE | Albuquerque, NM 87105



LOCATION

Demographics	1 mile	3 mile	5 mile
Total Population	221	5,244	24,438
Average HH Income	\$81,975	\$77,681	\$72,376
Daytime Employment	650	2,796	8,363

2022 Forecasted by Esri



NAI SunVista

The information contained is believed reliable. While we do not doubt the accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projection, opinion, assumption or estimated uses are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on many factors which should be evaluated by your tax, financial, and legal counsel. You and your counsel should conduct a careful independent investigation of the property to determine that it is suitable to your needs.

Todd Strickland
todd@sunvista.com
505 450 1121

Rob Bridges
rob@sunvista.com
505 977 5094